



**57/82 Avalon Parade  
Avalon NSW 2107**

**28/12/2012**

**The General Manager  
Pittwater Council**

**Submission on proposed rezoning for 120 – 122 Mona Vale Road on Warriewood Escarpment**

The Warriewood Escarpment is a major landscape feature of significance for Pittwater and the whole of the Sydney Region.

Public recognition of this led to a campaign for its purchase and the imposition of a levy on rates to assist in meeting the cost of purchase.

Support from major landholders – the Gowing and Hayden families, Dept of Planning et al and subsequent negotiations with Council gave good results.

Council proceeded with purchases and exchange arrangements, leading to the naming of “Ingleside Chase”.

There is potential for enhancing the value of the Chase by linking it with the escarpment on the northern side of Mona Vale Rd, which includes the already established Katandra Bushland Sanctuary. This was always viewed as a long term option which would require provision of safe pedestrian and fauna crossings over Mona Vale Rd. The public cost of these would be much increased if the proponent refuses participation. On the other hand co-operation between proponent and Council could certainly lead to a mutually acceptable result, as in several other cases.

In the light of the present application Council has two options:

1. To grant the current application, thus compromising the future extension of Warriewood Chase, negating the efforts of the community so far and its hopes for the future, and conferring a substantial financial benefit on the one uncooperative owner.
2. To refuse the application, and protect the opportunity of extending the Chase in the future.

Option 1 would deliver a slap in the face to all those who have contributed in their various ways to the public interest, would reflect negatively on Council's ethical standards, while leaving the applicant smiling. Option 2 will leave the Council's ethics untarnished.

There is no real choice but to refuse the application.

Henry Wardlaw